

42-2-31
39-201

Know all Men by these Presents,

TRANSFER
TAX
PAID

That

Alcida J. Francoeur and Gertrude M. Francoeur
of Waterville, County of Kennebec, State of Maine

in consideration of ONE DOLLAR and other valuable considerations

17455

paid by
Anthony Jabar, Jr. and Joan M. Jabar
of Waterville, County of Kennebec, State of Maine

whose mailing address is
11 Pleasantdale Avenue, Waterville, Maine 04901

the receipt whereof we do hereby acknowledge, do hereby give, grant, bargain, sell and convey unto the said

Anthony Jabar, Jr. and Joan M. Jabar

as joint tenants and not as tenants in common, their heirs and assigns forever,

A certain lot or parcel of land located on the Northerly side of Gold Street in Waterville, Kennebec County, and said State of Maine, and further bounded and described as follows, to wit:

Beginning at a point on the Northerly line of Gold Street, said point marking a Southeasterly corner of land now or formerly owned by Philip S. Bard as recorded in the Kennebec County Registry of Deeds in Book 2688, Page 33, said point being a distance of ten rods [10 R.], more or less, Westerly from the intersection of the Northerly line of Gold Street with the Westerly line of Summer Street. Thence Northerly, parallel to the Westerly line of Summer Street, along the land of said Bard for a distance of four rods [4 R.], more or less, to a point marking a Southwesterly corner of land now or formerly owned by Roland H. Rancourt as recorded in the Kennebec County Registry of Deeds in Book 2189, Page 118. Thence Easterly, parallel to the Northerly line of Gold Street, along the land of said Bard, for seventy feet [70'], more or less, to a point. Thence Southerly, parallel to Summer Street, along the land of said Bard, for four rods [4 R.] to a point on the Northerly side of Gold Street. Thence Westerly along the Northerly line of Gold Street for seventy feet [70'] more or less, to the point of beginning.

The herein described parcel of land is the Northwesterly seventy feet [70'] of lot number 31 according to David Garland's plan of house lots in Waterville, dated May 13, 1874 and recorded in the Kennebec County Registry of Deeds in Plan Book 1, Page 23 and is a portion of the premises conveyed by Thomas G. Kimball and Elah Esty to Tilson Hale Whitten by Deed dated September 1, 1874 and recorded in the Kennebec County Registry of Deeds in Book 297, Page 538.

Meaning and intending to convey the same premises conveyed to the herein Grantors by Deed of Regina Duquette, dated October 20, 1978 and recorded in the Kennebec County Registry of Deeds in Book 2157, Page 257.

To have and to hold the aforegranted and bargained premises, with all the privileges and appurtenances thereof, to the said Anthony Jabar, Jr. and Joan M. Jabar

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as joint tenants and not as tenants in common, their heirs and assigns, to their own use and behoof forever.

And we do **renunt** with the said Grantees, their heirs and assigns, that we are lawfully seized in fee of the premises, that they are free of all encumbrances

that we have good right to sell and convey the same to the said Grantees to hold as aforesaid; and that we and our heirs shall and will **warrant and defend** the same to the said Grantees, their heirs and assigns forever, against the lawful claims and demands of all persons.

In Witness Whereof,

the said Alcide J. Francoeur

and Gertrude M. Francoeur

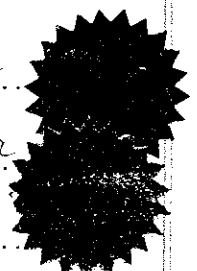
~~husband/wife~~ of the said Alcide J. Francoeur

joining in this deed as Grantor and relinquishing and conveying all rights by descent and all other rights to the above described premises, have hereunto set our hand and seal this 11th day of the month of August, A.D. 19 86

Signed, Sealed and Delivered
in presence of

Beatrice Dostie
to both
.....
.....
.....
.....

Alcide J. Francoeur
Gertrude M. Francoeur
.....
.....
.....



L-6422

State of Maine, County of Kennebec

ss.

August 11, 19 86

Then personally appeared the above named

Alcide J. Francoeur and

Gertrude M. Francoeur

and acknowledged the foregoing instrument to be their free act and deed.



Before me,

Beatrice Dostie
Notary Public
My commission expires 5/25/92 Attorney at Law

RECEIVED KENNEBEC SS.

1986 AUG 11 PM 1:59

RECORDED FROM ORIGINAL

Printed Name,